

DEED OF DISTRIBUTION BY PERSONAL REPRESENTATIVE

(Testate)

Maine Statutory Short Form

Know all Men by these Presents,

003067

That

BRILEY T. GRANT

of Waterville, County of Kennebec, State of Maine

duly appointed and acting personal representative of the estate of FORD A. GRANT

deceased, whose will was duly admitted to probate in the Probate Court for the County of Kennebec

Maine, by the power conferred by law, and every other power, (in distribution of the estate) grants to

BRILEY T. GRANT

of Waterville, County of Kennebec,

State of Maine, whose mailing address is

4 North Riverside Avenue, Waterville, Maine 04901

being the person(s) entitled to distribution, the real property in Waterville,

County of Kennebec

, State of Maine, described as follows:

A certain lot or parcel of land, and being a part of lot numbered 99 according to Revised Plan of Mayflower Realty Company, dated January 17, 1959 made by Sherman Smith, C.E., and recorded in Kennebec County Registry of Deeds Plan Book 22 Page 8, to which plan reference is made for a more particular description as follows:-

Beginning at a point on the easterly side of North Riverside Avenue, which is in line with the southern boundary of Lot #40 of the Revised Plan of Mayflower Realty Co., dated January 17, 1959 and prepared by Sherman K. Smith, C.E., same being recorded in Kennebec County Registry of Deeds on January 17, 1959; thence in an easterly direction to the west bank of the Messalonskee Stream, thence southerly fifteen (15) feet more or less to the northern boundary of land owned by Ford A. Grant and Briley T. Grant, said land conveyed by Warranty Deed by Mayflower Realty Company on May 8, 1962, and recorded in the Kennebec County Registry of Deeds Book 1339 Page 445, thence westerly along said boundary which is at right angles to the easterly boundary of North Riverside Avenue; thence northerly along the easterly boundary of said Avenue to the point of beginning.

Construction of the above described parcel of land is made and is taken by the grantee, with the restriction and limitation herein enumerated, for herself her heirs and assigns and for the benefit of other property owners of land originally part of the Vigue Farm, so called, with the express understanding and agreement that at no time shall any mercantile or other commercial building or structure be erected thereon.

Being the same conveyed to the herein deceased, Ford A. Grant and Briley T. Grant as Tenants in Common by deed of Mayflower Realty Company dated December 2, 1972 and recorded in said Registry in Book 1880 Page 255.

And, secondly, the real property in Rome, County of Kennebec and State of Maine, described as follows:

A certain lot commencing at a stake in the easterly shore of Little Pond, which stake is easterly and opposite a large rock in said Little Pond; thence easterly one hundred (100) feet to another stake set in the ground; thence southerly one hundred (100) feet to another stake set in the ground; thence westerly one hundred (100) feet to the shore line of said Little Pond; thence northerly by the shore line of said Little Pond to the point of beginning. Also, the same right of way enjoyed by Lithgow Hunter and Alfred Rhoades, grantors of this parcel in Book 808 Page 138 to the land of said Hunter and Rhoades from the so-called Foss Road; also, a right of way, of convenient width for motor vehicle, across the land of the said Hunter and Rhoades to the land of the grantees, in this instance Ford Grant and Briley Grant from the above described right of way.

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Subject to certain rights found and enumerated in a deed from Lithgow Hunter and Alfred Rhoades to Ford Grant and Briley Grant as Tenants in Common dated August 8, 1944 and recorded in Kennebec County Registry of Deeds in Book 808 Page 138 which deed supplemented a previous deed from C. L. DeRoehn to the said Ford Grant and Briley Grant dated September 18, 1939 and recorded in said Registry in Book 764 Page 4.

This parcel of land is identified in the Rome Town Tax Records as the lot on Map 31 Lot 7.

Witness my hand and seal this ninth day of
February, 19 90 .

Signed, Sealed and Delivered
in presence of

.....
[Signature]

.....
Briley T. Grant
BRILEY T. GRANT

State of Maine, County of Kennebec

ss. February 9, 19 90 .

Then personally appeared the above named Briley T. Grant

in her said capacity and acknowledged the foregoing instrument to be her free act and deed.

Before me,



.....
[Signature]
Notary Public
Attorney at Law

RECEIVED KENNEBEC SS.

Printed Name Cyril M. Joly, Jr.

1990 FEB 15 AM 9:00

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